

# 28K SF Retail / Event/ Showroom / WH

3418 Dogwood Dr, Hapeville, GA 30354



Presented By:  
Harry Norman Realtors Commercial Division



# 28K SF Retail / Event/ Showroom / Warehouse

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## Property Details

**Price: \$3,800,000**

- 28,458 SF of Retail Showroom and Warehouse Space on 1.8 acres in the Heart of Hapeville.
- Ideal for Film Studio, Production Space, Retail, Bar/Brewery and Restaurant, Event Center.
- Urban Village Zoning in the Business-friendly City of Hapeville.
- 1 mile from Atlanta's Hartsfield Jackson International Airport and 8 miles South of Downtown Atlanta.
- Over \$1.5M in F&F, lighting, kitchen, A/V equipment, including an LED wall originally valued at \$2M.
- Full Commercial Kitchen and Separate Cafe' Kitchen Providing Bar and Table Seating.

View the full listing here: <https://www.loopnet.com/Listing/3418-Dogwood-Dr-Hapeville-GA/30872207/>

Price:	\$3,800,000
Property Type:	Retail
Property Subtype:	Freestanding
Building Class:	B
Sale Type:	Investment or Owner User
Lot Size:	1.75 AC
Gross Leasable Area:	21,708 SF
Sale Conditions:	Redevelopment Project
No. Stories:	1
Year Built:	1965
Tenancy:	Multiple
Parking Ratio:	3.96/1,000 SF
Zoning Description:	U-V
APN / Parcel ID:	14-0098-0018-026-9
Walk Score ®:	84 (Very Walkable)

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## Location



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## Property Photos



Event Entry



Event Entry

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## Property Photos



Event Entry



Front Entry

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## Property Photos



Front Entry & Parking



Aerial Photo

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## Property Photos



Dogwood Parcel Map



Dogwood Parcel Map - Micro View

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## Property Photos



Office/Retail



Legendary Ford Hall - Dining Setup



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## Property Photos



Event Space



Office/Retail

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## Property Photos



Office/Retail



Restrooms

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## Property Photos



Office/Retail



Office/Retail

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## Property Photos



Estelle Rd Warehouse



Estelle Rd Warehouse Interior

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## Property Photos



Hapeville Street Fronts



Hapeville Street Fronts

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Hapeville Street Fronts



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Unique showroom and warehouse space in downtown Hapeville. Zoned U-V Urban Village with many potential uses including film studio and production, retail and design showroom, bar/brewery and restaurant, event and entertainment center, theatre and religious facility, professional services agencies, schools and institutional, group home and adult day care, and many other creative uses. Less than a mile from Atlanta's Hartsfield Jackson Airport and 8 miles South of Downtown Atlanta, this complex of buildings offers unlimited potential for adaptive reuse and future redevelopment.



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